

**COUNTY ADMINISTRATOR'S OFFICE
P. O. BOX 111
ORANGE, VIRGINIA 22960**

At a regular meeting of the Orange County Board of Supervisors held on Tuesday, April 10, 2018, the following action was taken:

180410 – PH1

RE: PUBLIC HEARING #1; AMENDMENT TO THE ZONING ORDINANCE (ZTA 18-02) CONCERNING ACCESSORY APARTMENTS

On the motion of Mr. Frame, seconded by Mr. Johnson, which carried by a vote of 5-0, the Board adopted the following ordinance, as presented:

ORDINANCE APPROVING AMENDMENTS TO ARTICLE I (IN GENERAL), SECTION 70 (ZONING), OF THE
ORANGE COUNTY CODE OF ORDINANCES CONCERNING ACCESSORY APARTMENTS

WHEREAS, staff previously initiated Planning Commission action on amendments to Article I (In General), Section 70 (Zoning), of the Orange County Code of Ordinances concerning accessory apartments; and

WHEREAS, the County Attorney and Planning and Zoning Director prepared recommended language for the text amendments, which was presented to the Planning Commission for consideration; and

WHEREAS, the Planning Commission advertised and held a Public Hearing on the proposed text amendments on March 1, 2018; and

WHEREAS, after discussing the proposed text amendments, the Planning Commission recommended approval of the proposed text amendments to the Board of Supervisors, as presented during its meeting; and

WHEREAS, the Board of Supervisors conducted a duly-advertised Public Hearing on April 10, 2018, to receive public comment; and

WHEREAS, following discussion at the Public Hearing, the Board of Supervisors hereby supports the proposed text amendments, as presented during its meeting; and

WHEREAS, public necessity, convenience, general welfare, and/or good zoning practice also support approval of the proposed text amendments;

NOW, THEREFORE, BE IT ORDAINED, on this 10th day of April, 2018, that the Orange County Board of Supervisors hereby approves the proposed amendments to Article I (In General), Section 70 (Zoning), of the Orange County Code of Ordinances concerning accessory apartments, as presented and attached.

Ayes: Johnson, White, Goodwin, Crozier, Frame. Nays: None.

MOTION APPROVED



R. Bryan David
County Administrator

cc: Glenda Bradley, Assistant County Administrator for Finance and Management Services
Connie Clark, Accountant
Thomas Lacheney, County Attorney
Josh Frederick, Planning and Zoning Director
File: Board Actions 2018

Attachment: Adopted Amendments to the Orange County Code of Ordinances

Amendments to the Orange County Code of Ordinances

As adopted in Ord. No. 180410 – PH1
by the Orange County Board of Supervisors
on April 10, 2018

Chapter 70 - Zoning

Article I - In General

Sec. 70-1. - Definitions

[...]

Accessory Apartment means a ~~dwelling unit which is accessory to a permitted single-family dwelling containing no more than 600 square feet of interior floor area (excluding unconditioned, outdoor living space), which is served by a water supply and sewage disposal system approved by the Virginia Department of Health. No lot shall contain more than one accessory apartment~~ completely independent, standalone dwelling unit located on the same lot as the single-family dwelling to which it is accessory, and which is subject to the following:

- 1) The gross square footage of the accessory apartment shall not exceed 800 (excluding unconditioned basements and other unconditioned, attached exterior spaces);
- 2) The accessory apartment shall not exceed the gross square footage of the primary dwelling to which it is accessory;
- 3) The accessory apartment shall not contain more than two (2) bedrooms; and
- 4) No lot shall contain more than one (1) accessory apartment.

[...]